

MEETING MINUTES
Henderson County Technical Review Committee
March 3, 2020

The Henderson County Technical Review Committee met at 2:00 p.m. in the King Street Meeting Room at 100 N. King Street, Hendersonville, NC.

TRC Members Present:

Brendan Shanahan, City of Hendersonville
Crystal Lyda, Director of Building Services
Toby Linville, Zoning Administrator
Carl Ownbey, NCDOT
Natalie Berry, Project Engineer
Marcus Jones, County Engineer
John Mitchell, Business and Community Development Director
Seth Swift, Environmental Health Supervisor

TRC Members Absent:

Autumn Radcliff, Planning Director
Kevin Waldrup, Fire Marshal

John Mitchell opened the meeting at 2:00 pm and added discussion Item 6 Metropolitan Sewer District Membership.

Minutes – Mr. Mitchell asked if there were any adjustments to the 2/18/20 meeting summary. Marcus Jones moved to approve the meeting summary and agenda adjustment with second from Crystal Lyda. All members voted in favor.

2020-M-01 Skydance LLC

Jacob Compher read the staff report for the project. The request is for a 15-lot major subdivision. Jerry Tucker represented the project. He stated that the entrance on Kilpatrick Rd would be gated and the Starview Trl entrance would be for emergency access only. Carl Ownbey said a driveway permit was issued in 2018 but would need renewal. Natalie Berry said the project would require erosion control and stormwater permits.

Toby Linville moved to approve the subdivision with conditions. Marcus Jones seconded the motion. All members voted in favor.

Miles RV Center Garage

Toby Linville read the staff report for the project. Eli Beddingfield and Kelly DeBruhl represented the request. The request is for a major site plan review for a garage/service center building which is permitted by right in the Regional Commercial district. Marcus Jones said the applicant would need to file a Cane Creek sewer service application. Toby Linville said the approval letter from the Railroad for the encroachment would be required. Natalie Berry asked to add the new impervious surface to the stormwater plan.

Toby Linville moved to approve the site plan with conditions. Marcus Jones seconded the motion. All members voted in favor.

R-2020-C Taproot Dairy

John Mitchell read the staff report for the project. Bill Alexander and Warren Sugg presented the request. The request is for a conditional zoning district for a 699-unit major subdivision in the Regional Commercial district. Carl Ownbey required a revised Transportation Impact Analysis, NCDOT driveway permits, encroachment agreements for utilities and possibly signalization at NC 280 and Fanning Fields Rd. Seth Swift said the community pool would require a public pool permit. Marcus Jones said Cane Creek sewer will require a utility plan to the Rockwell Pump Station. Brendan Shanahan said the City of Hendersonville would require a utility plan to the Vaughn Circle connection. Natalie Berry said the project would require erosion control,

stormwater and flood damage prevention permits. Crystal Lyda said the project would require accessible cluster mailboxes and clubhouse.

Cindy Rice, attorney for Asheville Airport, stated that the application should not be processed because the previous application was denied within a year. She said that if the application proceeds that the Airport will request an abrogation easement.

Toby Linville moved to forward the application to Planning Board with those conditions and the staff report conditions. Marcus Jones seconded the motion. All members voted in favor.

The meeting was adjourned at 2:47p.m.

Toby Linville